HOUSING NOW
Atlantic Region

CANADA MORTGAGE AND HOUSING CORPORATION

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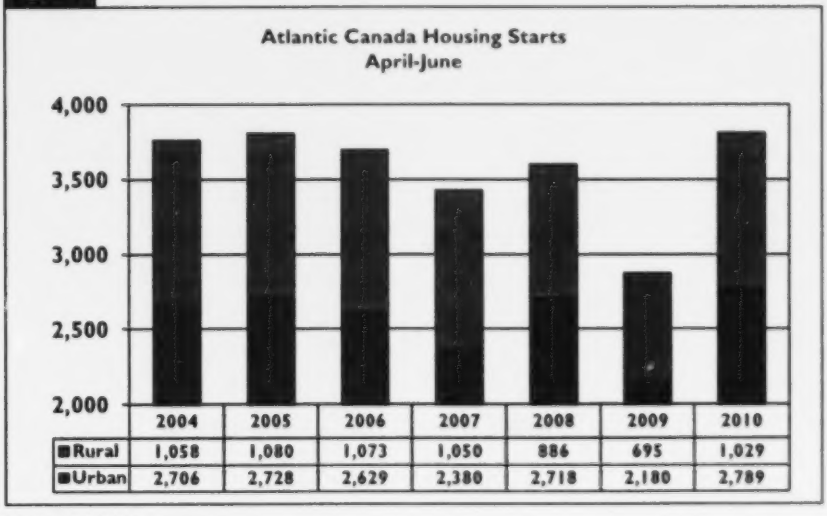
Second Quarter Activity Stronger Across the Region

Total housing starts in the second quarter increased close to 33 per cent when compared to the same period in 2009. The increase in starts for the second quarter was due to a significant pick-up in starts activity in two of the four Atlantic Provinces - Nova Scotia (NS) and Newfoundland and Labrador (NL).

In NS, starts were up 59 per cent in the second quarter due to a significant rise in multiple starts. There were over two times as many multiple starts in the second quarter of this year compared to the same quarter of last year. Single starts, although

Figure 1



	2004	2005	2006	2007	2008	2009	2010
Rural	1,058	1,080	1,073	1,050	886	695	1,029
Urban	2,706	2,728	2,629	2,380	2,718	2,180	2,789

Source: CMHC

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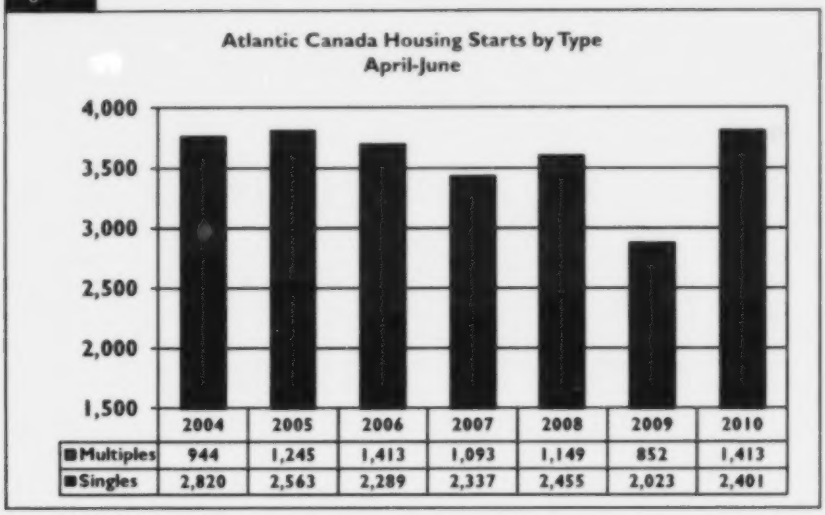
Figure 2



	2004	2005	2006	2007	2008	2009	2010
Multiples	944	1,245	1,413	1,093	1,149	852	1,413
Singles	2,820	2,563	2,289	2,337	2,455	2,023	2,401

Source: CMHC

not as strong, still increased close to 12 per cent in the quarter.

Activity in NL was higher by close to 47 per cent due to a large increase in multiple starts of over two times, in the second quarter and a 29.2 per cent increase in single starts activity.

Prince Edward Island (PE) reported positive growth of 12.9 per cent in the quarter due to a 42 per cent growth in single starts.

NB saw an increase of close to nine per cent in starts in the quarter due to a rise of nearly eight per cent in singles and a nine per cent increase in multiple starts.

Multiple Starts Continue to Rise

Multiple starts were up close to 66 per cent in the second quarter. Only PE contributed negatively to the results in the quarter due to a small drop in semi-detached starts.

Multiple starts activity in 2010 includes a significant increase in apartment construction. Row and semi-detached starts also registered increases, although the story for 2010 has been the return of apartment style rental and condominium activity.

Urban Starts Strengthen in Second Quarter

Of the six large urban centres in Atlantic Canada, four reported positive growth in starts activity for the quarter. The two centres reporting decreases in the quarter included Fredericton at -14.7 per cent and Saint John, which reported a decline of 19.5 per cent.

The best performance in the quarter came from Halifax with an 88.7 per cent increase. This was followed by a 61.4 per cent increase in growth for Moncton, 29.4 per cent for St John's and 4.2 per cent for Charlottetown.

Seven of the smaller centres in Atlantic Canada reported a rise in starts in the second quarter, including Bay Roberts NL, Summerside PE, as well as Kentville and Truro NS, and Miramichi NB.

Figure 3

	2004	2005	2006	2007	2008	2009	2010
MLS Sales	9,665	10,669	11,190	12,807	12,174	10,512	11,410
Avg. Price	$131,803	$143,765	$150,234	$161,657	$172,978	$182,490	$195,711

Source: Canadian Real Estate Association - MLS® is a registered trademark of the Canadian Real Estate Association
MLS® Average Price: March (Year to Date) Price for each year unadjusted

Completions in Atlantic Canada were up over 1.7 per cent in the second quarter of 2010. Units under construction for the same period increased close to 18 per cent.

MLS® Sales Increase in Atlantic Canada

MLS® sales in Atlantic Canada were up 1.7 per cent in the second quarter (unadjusted) compared to a year ago. This positive trend in the second quarter occurred in three of the four Atlantic provinces including PE with a 24.7 per cent increase and NL, where activity was up close to ten per cent compared to a year ago. Sales activity in NS also increased 3.6 per cent in the second quarter. In NB, sales in the second quarter decreased close to eight per cent compared to a year ago.

MLS® Price Growth Driven by NL

The average MLS® price in Atlantic Canada was up 5.6 per cent (unadjusted) in the second quarter to $197,772, with prices up close to seven per cent over the first half of 2010.

Provincially, unadjusted prices in the second quarter of 2010 increased 13.9 per cent in NL, over four per cent in NS, 2.3 per cent in NB and less than one per cent in PE.

The number of listings reported to the end of June 2010 was up nearly four per cent compared to last year. The current level of listings is having a marginal impact on the current pace of price growth in Atlantic Canada as prices began to trend lower since the first quarter.

Economic Factors

The labour force increased by 0.8 per cent in the second quarter in Atlantic Canada (seasonally adjusted). There was a 1.2 per cent increase in total employment during the quarter. This resulted in the unemployment rate dropping in Atlantic Canada to a 10.3 per cent rate overall for the first six months of 2010, compared to a 10.4 per cent unemployment rate over the same period in 2009. As the trend for international migration is not as strong in 2010, labour conditions are expected to weaken.

The economic and housing data has certainly been supportive to the recovery so far in 2010. Along with historically low interest rates, stable income levels and moderate employment growth, the economy of Atlantic Canada has performed better than forecast during the first half of 2010. By the end of the year, the level of housing activity is forecast to rise close to seven per cent compared to what occurred in 2009, with the economy showing moderate growth overall. Compared to the early part of the year, the pace of growth for both the economy and housing is expected to slow over the second half of 2010.

HOUSING NOW REPORT TABLES

Available in ALL reports:

1	Housing Activity Summary of Region
2	Starts by Submarket and by Dwelling Type – Current Quarter
2.1	Starts by Submarket and by Dwelling Type – Year-to-Date
3	Completions by Submarket and by Dwelling Type – Current Quarter
3.1	Completions by Submarket and by Dwelling Type – Year-to-Date
4	Absorbed Single-Detached Units by Price Range
5	MLS® Residential Activity
6	Economic Indicators
6.1	Growth of Economic Indicators

Available in SELECTED Reports:

1.2	History of Housing Activity (once a year)
2.2	Starts by Submarket, by Dwelling Type and by Intended Market – Current Quarter
2.3	Starts by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
2.4	Starts by Submarket and by Intended Market – Current Quarter
2.5	Starts by Submarket and by Intended Market – Year-to-Date
3.2	Completions by Submarket, by Dwelling Type and by Intended Market – Current Quarter
3.3	Completions by Submarket, by Dwelling Type and by Intended Market – Year-to-Date
3.4	Completions by Submarket and by Intended Market – Current Quarter
3.5	Completions by Submarket and by Intended Market – Year-to-Date

SYMBOLS

n/a	Not applicable
*	Totals may not add up due to co-operatives and unknown market types
**	Percent change > 200%
-	Nil
--	Amount too small to be expressed
SA	Monthly figures are adjusted to remove normal seasonal variation

Table 1: Housing Activity Summary of Atlantic Region
Second Quarter 2010

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q2 2010	1,631	276	201	2	11	144	62	462	1,029	3,818
Q2 2009	1,373	260	81	0	38	45	43	340	695	2,875
% Change	18.8	6.2	148.1	n/a	-71.1	**	44.2	35.9	48.1	32.8
Year-to-date 2010	2,282	374	313	4	18	148	97	758	1,417	5,411
Year-to-date 2009	1,825	336	164	0	45	68	62	551	909	3,960
% Change	25.0	11.3	90.9	n/a	-60.0	117.6	56.5	37.6	55.9	36.6
UNDER CONSTRUCTION										
Q2 2010	2,750	436	570	10	70	624	67	1,566	1,082	7,175
Q2 2009	2,573	454	420	0	95	460	68	1,214	816	6,100
% Change	6.9	-4.0	35.7	n/a	-26.3	35.7	-1.5	29.0	32.6	17.6
COMPLETIONS										
Q2 2010	1,149	194	127	3	16	99	48	241	535	2,412
Q2 2009	1,054	152	69	0	45	149	44	417	441	2,371
% Change	9.0	27.6	84.1	n/a	-64.4	-33.6	9.1	-42.2	21.3	1.7
Year-to-date 2010	2,377	368	210	6	63	164	110	404	1,456	5,158
Year-to-date 2009	2,235	400	196	0	77	149	95	698	1,199	5,049
% Change	6.4	-8.0	7.1	n/a	-18.2	10.1	15.8	-42.1	21.4	2.2
COMPLETED & NOT ABSORBED										
Q2 2010	149	70	16	0	19	82	5	142	na	483
Q2 2009	165	126	36	0	42	76	8	67	na	520
% Change	-9.7	-44.4	-55.6	n/a	-54.8	7.9	-37.5	111.9	n/a	-7.1
ABSORBED										
Q2 2010	928	189	114	3	27	142	28	109	na	1 540
Q2 2009	844	112	83	0	53	145	64	366	na	1 667
% Change	10.0	68.8	37.3	n/a	-49.1	-2.1	-56.3	-70.2	n/a	-7.6
Year-to-date 2010	1,901	338	204	6	75	211	80	170	na	2,985
Year-to-date 2009	1,725	331	189	0	69	229	99	484	na	3,126
% Change	10.2	2.1	7.9	n/a	8.7	-7.9	-19.2	-64.9	n/a	-4.5

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1a: Housing Activity Summary of Newfoundland and Labrador Second Quarter 2010

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q2 2010	590	6	75	2	6	0	18	0	430	1,127
Q2 2009	494	16	32	0	8	0	0	0	218	768
% Change	19.4	-62.5	134.4	n/a	-25.0	n/a	n/a	n/a	97.2	46.7
Year-to-date 2010	791	6	111	4	13	4	30	0	604	1,563
Year-to-date 2009	668	24	58	0	8	0	0	16	268	1,042
% Change	18.4	-75.0	91.4	n/a	62.5	n/a	n/a	-100.0	125.4	50.0
UNDER CONSTRUCTION										
Q2 2010	1,188	6	195	10	31	66	22	0	418	1,936
Q2 2009	1,133	64	125	0	21	42	0	12	224	1,621
% Change	4.9	-90.6	56.0	n/a	47.6	57.1	n/a	-100.0	86.6	19.4
COMPLETIONS										
Q2 2010	401	12	36	3	3	0	16	0	220	691
Q2 2009	376	16	44	0	24	0	0	0	147	607
% Change	6.6	-25.0	-18.2	n/a	-87.5	n/a	n/a	n/a	49.7	13.8
Year-to-date 2010	853	22	86	6	15	26	16	0	582	1,606
Year-to-date 2009	714	38	119	0	24	0	12	10	448	1,365
% Change	19.5	-42.1	-27.7	n/a	-37.5	n/a	33.3	-100.0	29.9	17.7
COMPLETED & NOT ABSORBED										
Q2 2010	5	0	2	0	0	2	0	0	n/a	9
Q2 2009	10	0	4	0	0	10	0	0	n/a	24
% Change	-50.0	n/a	-50.0	n/a	n/a	-80.0	n/a	n/a	n/a	-62.5
ABSORBED										
Q2 2010	356	15	34	3	3	5	0	0	n/a	416
Q2 2009	318	17	42	0	24	3	0	0	n/a	404
% Change	11.9	-11.8	-19.0	n/a	-87.5	66.7	n/a	n/a	n/a	3.0
Year-to-date 2010	739	19	82	6	15	33	0	0	n/a	894
Year-to-date 2009	589	38	103	0	24	5	0	10	n/a	769
% Change	25.5	-50.0	-20.4	n/a	-37.5	**	n/a	-100.0	n/a	16.3

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1b: Housing Activity Summary of Prince Edward Island
Second Quarter 2010

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q2 2010	123	10	27	0	0	0	0	74	55	289
Q2 2009	84	16	11	0	6	0	0	86	53	256
% Change	**46.4**	**-37.5**	**145.5**	**n/a**	**-100.0**	**n/a**	**n/a**	**-14.0**	**3.8**	**12.9**
Year-to-date 2010	144	14	31	0	0	0	0	74	69	332
Year-to-date 2009	104	16	11	0	6	0	0	89	74	300
% Change	**38.5**	**-12.5**	**181.8**	**n/a**	**-100.0**	**n/a**	**n/a**	**-16.9**	**-6.8**	**10.7**
UNDER CONSTRUCTION										
Q2 2010	127	18	45	0	0	46	0	202	49	487
Q2 2009	89	16	12	0	9	0	20	89	51	286
% Change	**42.7**	**12.5**	******	**n/a**	**-100.0**	**n/a**	**-100.0**	**127.0**	**-3.9**	**70.3**
COMPLETIONS										
Q2 2010	31	10	4	0	5	0	0	43	27	120
Q2 2009	41	2	0	0	8	0	0	30	15	96
% Change	**-24.4**	******	**n/a**	**n/a**	**-37.5**	**n/a**	**n/a**	**43.3**	**80.0**	**25.0**
Year-to-date 2010	116	12	10	0	13	0	5	87	76	319
Year-to-date 2009	94	6	4	0	8	0	0	30	50	192
% Change	**23.4**	**100.0**	**150.0**	**n/a**	**62.5**	**n/a**	**n/a**	**190.0**	**52.0**	**66.1**
COMPLETED & NOT ABSORBED										
Q2 2010	0	0	0	0	0	8	0	23	n/a	31
Q2 2009	2	0	0	0	0	2	0	17	n/a	21
% Change	**-100.0**	**n/a**	**n/a**	**n/a**	**n/a**	******	**n/a**	**35.3**	**n/a**	**47.6**
ABSORBED										
Q2 2010	30	10	2	0	5	0	0	12	n/a	59
Q2 2009	38	2	0	0	8	0	0	30	n/a	78
% Change	**-21.1**	******	**n/a**	**n/a**	**-37.5**	**n/a**	**n/a**	**-60.0**	**n/a**	**-24.4**
Year-to-date 2010	111	12	6	0	13	9	1	36	n/a	188
Year-to-date 2009	86	6	0	0	8	2	0	44	n/a	146
% Change	**29.1**	**100.0**	**n/a**	**n/a**	**62.5**	******	**n/a**	**-18.2**	**n/a**	**28.8**

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1c: Housing Activity Summary of Nova Scotia Second Quarter 2010

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q2 2010	491	90	43	0	0	98	33	201	266	1,222
Q2 2009	452	90	23	0	0	0	4	42	155	766
% Change	8.6	0.0	87.0	n/a	n/a	n/a	**	**	71.6	59.5
Year-to-date 2010	819	140	86	0	0	98	34	393	343	1,913
Year-to-date 2009	617	124	74	0	7	0	14	140	236	1,212
% Change	32.7	12.9	16.2	n/a	-100.0	n/a	142.9	180.7	45.3	57.8
UNDER CONSTRUCTION										
Q2 2010	861	170	140	0	15	413	33	856	327	2,815
Q2 2009	783	150	189	0	17	300	18	594	296	2,347
% Change	10.0	13.3	-25.9	n/a	-11.8	37.7	83.3	44.1	10.5	19.9
COMPLETIONS										
Q2 2010	458	52	67	0	0	38	4	88	147	854
Q2 2009	371	58	9	0	4	135	19	197	137	930
% Change	23.5	-10.3	**	n/a	-100.0	-71.9	-78.9	-55.3	7.3	-8.2
Year-to-date 2010	871	118	92	0	0	65	18	116	390	1,670
Year-to-date 2009	819	112	26	0	22	135	39	338	307	1,798
% Change	6.3	5.4	**	n/a	-100.0	-51.9	-53.8	-65.7	27.0	-7.1
COMPLETED & NOT ABSORBED										
Q2 2010	50	4	0	0	9	40	1	78	n/a	182
Q2 2009	29	8	4	0	24	40	0	0	n/a	105
% Change	72.4	-50.0	-100.0	n/a	-62.5	0.0	n/a	n/a	n/a	73.3
ABSORBED										
Q2 2010	302	37	59	0	9	38	2	4	n/a	451
Q2 2009	258	28	9	0	9	127	25	196	n/a	652
% Change	17.1	32.1	**	n/a	0.0	-70.1	-92.0	-98.0	n/a	-30.8
Year-to-date 2010	544	81	84	0	12	65	10	4	n/a	800
Year-to-date 2009	528	65	26	0	19	199	38	207	n/a	1,082
% Change	3.0	24.6	**	n/a	-36.8	-67.3	-73.7	-98.1	n/a	-26.1

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.1d: Housing Activity Summary of New Brunswick
Second Quarter 2010

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
STARTS										
Q2 2010	427	170	56	0	5	46	11	187	278	1,180
Q2 2009	343	138	15	0	24	45	39	212	269	1,085
% Change	24.5	23.2	**	n/a	-79.2	2.2	-71.8	-11.8	3.3	8.8
Year-to-date 2010	528	214	85	0	5	46	33	291	401	1,603
Year-to-date 2009	436	172	21	0	24	68	48	306	331	1,406
% Change	21.1	24.4	**	n/a	-79.2	-32.4	-31.3	-4.9	21.1	14.0
UNDER CONSTRUCTION										
Q2 2010	574	242	190	0	24	99	12	508	288	1,937
Q2 2009	568	224	94	0	48	118	30	519	245	1,846
% Change	1.1	8.0	102.1	n/a	-50.0	-16.1	-60.0	-2.1	17.6	4.9
COMPLETIONS										
Q2 2010	259	120	20	0	8	61	28	110	141	747
Q2 2009	266	76	16	0	9	14	25	190	142	738
% Change	-2.6	57.9	25.0	n/a	-11.1	**	12.0	-42.1	-0.7	1.2
Year-to-date 2010	537	216	22	0	35	73	71	201	408	1,563
Year-to-date 2009	608	244	47	0	23	14	44	320	394	1,694
% Change	-11.7	-11.5	-53.2	n/a	52.2	**	61.4	-37.2	3.6	-7.7
COMPLETED & NOT ABSORBED										
Q2 2010	94	66	14	0	10	32	4	41	n/a	261
Q2 2009	124	118	28	0	18	24	8	50	n/a	370
% Change	-24.2	-44.1	-50.0	n/a	-44.4	33.3	-50.0	-18.0	n/a	-29.5
ABSORBED										
Q2 2010	240	127	19	0	10	99	26	93	n/a	614
Q2 2009	230	65	32	0	12	15	39	140	n/a	533
% Change	4.3	95.4	-40.6	n/a	-16.7	**	-33.3	-33.6	n/a	15.2
Year-to-date 2010	507	226	32	0	35	104	69	130	n/a	1,103
Year-to-date 2009	522	222	60	0	18	23	61	223	n/a	1,129
% Change	-2.9	1.8	-46.7	n/a	94.4	**	13.1	-41.7	n/a	-2.3

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

Table 1.2: History of Housing Starts of Atlantic Region 2000 - 2009

	Urban Centres									
	Ownership						Rental		Rural Centres	Total*
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2009	4,889	736	498	3	126	273	164	1,433	2,771	10,893
% Change	-15.4	-24.3	-21.2	n/a	53.7	5.8	-4.1	10.2	-8.8	-10.9
2008	5,776	972	632	0	82	258	171	1,300	3,038	12,229
% Change	14.3	4.7	16.2	n/a	-5.7	-40.0	-10.0	-7.0	-19.2	-1.3
2007	5,052	928	544	0	87	430	190	1,398	3,762	12,391
% Change	16.9	4.0	-10.1	n/a	19.2	-0.2	-10.4	-16.7	0.6	3.7
2006	4,321	892	605	0	73	431	212	1,679	3,738	11,953
% Change	-8.9	5.6	-6.6	-100.0	92.1	-31.4	-20.0	56.6	-3.0	-1.2
2005	4,744	845	648	1	38	628	265	1,072	3,853	12,094
% Change	-12.2	2.1	19.6	n/a	-40.6	36.8	-28.2	8.9	1.3	-2.9
2004	5,404	828	542	0	64	459	369	984	3,803	12,453
% Change	2.6	32.5	-1.6	n/a	12.3	-13.6	21.4	-39.1	-6.8	-4.9
2003	5,267	625	551	0	57	531	304	1,615	4,080	13,091
% Change	1.1	49.2	66.5	-100.0	11.8	41.2	-11.4	-3.6	13.7	8.9
2002	5,208	419	331	1	51	376	343	1,676	3,588	12,026
% Change	23.9	55.2	113.5	n/a	82.1	-2.1	33.5	37.4	2.7	20.1
2001	4,202	270	155	0	28	384	257	1,220	3,495	10,017
% Change	1.5	4.7	12.3	n/a	55.6	-6.1	0.8	5.7	8.2	3.5
2000	4,141	258	138	0	18	409	255	1,154	3,229	9,680

Source: CMHC (Starts and Completions Survey)

Table 1.2a: History of Housing Starts of Newfoundland and Labrador 2000 - 2009

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2009	1,659	32	193	3	38	21	14	62	1,035	3,057
% Change	-6.9	-68.6	-22.2	n/a	58.3	-22.2	-44.0	181.8	0.3	-6.3
2008	1,781	102	248	0	24	27	25	22	1,032	3,261
% Change	22.8	13.3	24.0	n/a	**	-32.5	-10.7	100.0	25.2	23.1
2007	1,450	90	200	0	6	40	28	11	824	2,649
% Change	24.0	-13.5	4.7	n/a	20.0	n/a	n/a	-54.2	11.2	18.6
2006	1,169	104	191	0	5	0	0	24	741	2,234
% Change	-9.5	-28.8	-28.5	n/a	n/a	-100.0	n/a	**	0.5	-10.6
2005	1,292	146	267	0	0	52	0	4	737	2,498
% Change	-13.2	-43.4	-2.2	n/a	-100.0	116.7	-100.0	-86.2	-5.4	-13.0
2004	1,489	258	273	0	14	24	4	29	779	2,870
% Change	4.0	**	-6.2	n/a	100.0	-52.9	-66.7	**	-6.0	6.6
2003	1,432	62	291	0	7	51	12	8	829	2,692
% Change	12.6	**	56.5	-100.0	-73.1	**	n/a	-80.0	-4.4	11.3
2002	1,272	16	186	1	26	7	0	40	867	2,419
% Change	26.4	100.0	69.1	n/a	30.0	-65.0	-100.0	n/a	42.6	35.3
2001	1,006	8	110	0	20	20	14	0	608	1,788
% Change	10.8	-60.0	35.8	n/a	66.7	**	n/a	n/a	41.4	22.5
2000	908	20	81	0	12	3	0	0	430	1,459

Source: CMHC (Starts and Completions Survey)

Table 1.2b: History of Housing Starts of Prince Edward Island 2000 - 2009

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2009	292	46	35	0	19	46	12	243	184	877
% Change	-6.7	-4.2	16.7	n/a	n/a	**	-57.1	**	-15.2	23.2
2008	313	48	30	0	0	13	28	63	217	712
% Change	-4.0	-40.0	20.0	n/a	n/a	8.3	**	85.3	-18.4	-5.1
2007	326	80	25	0	0	12	7	34	266	750
% Change	5.5	42.9	127.3	n/a	n/a	-50.0	75.0	-71.4	23.7	1.6
2006	309	56	11	0	0	24	4	119	215	738
% Change	-11.0	-44.6	-54.2	n/a	-100.0	n/a	-91.3	**	-30.2	-14.4
2005	347	101	24	0	3	0	46	33	308	862
% Change	-6.7	44.3	-33.3	n/a	n/a	n/a	-8.0	-56.0	-2.5	-6.2
2004	372	70	36	0	0	0	50	75	316	919
% Change	3.9	16.7	**	n/a	n/a	n/a	25.0	-15.7	21.1	12.9
2003	358	60	6	0	0	0	40	89	261	814
% Change	11.5	100.0	n/a	n/a	n/a	n/a	-56.5	20.3	1.6	5.0
2002	321	30	0	0	0	0	92	74	257	775
% Change	8.1	0.0	n/a	n/a	n/a	n/a	**	164.3	-14.3	14.8
2001	297	30	0	0	0	0	20	28	300	675
% Change	-6.0	200.0	n/a	n/a	n/a	n/a	-54.5	55.6	-6.5	-4.9
2000	316	10	0	0	0	0	44	18	321	710

Source: CMHC (Starts and Completions Survey)

Table 1.2c: History of Housing Starts of Nova Scotia 2000 - 2009

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2009	1,654	246	137	0	15	80	28	627	651	3,438
% Change	-20.6	-6.8	-15.4	n/a	-11.8	-48.1	-17.6	2.3	-0.6	-13.7
2008	2,083	264	162	0	17	154	34	613	655	3,982
% Change	23.5	2.3	24.6	n/a	-52.8	-48.3	-27.7	-29.1	-54.2	-16.2
2007	1,687	258	130	0	36	298	47	864	1,430	4,750
% Change	11.1	-6.5	-11.0	n/a	140.0	8.4	-9.6	-17.2	-8.9	-3.0
2006	1,519	276	146	0	15	275	52	1,044	1,569	4,896
% Change	-11.1	15.0	-21.1	-100.0	87.5	-41.7	79.3	70.0	3.4	2.5
2005	1,708	240	185	1	8	472	29	614	1,518	4,775
% Change	-11.0	3.4	16.4	n/a	-60.0	11.1	11.5	15.2	8.2	1.2
2004	1,919	232	159	0	20	425	26	533	1,403	4,717
% Change	5.6	-17.4	31.4	n/a	-60.0	-11.5	-43.5	-32.3	-6.8	-7.4
2003	1,817	281	121	0	50	480	46	787	1,505	5,096
% Change	-16.4	30.1	17.5	n/a	100.0	36.0	15.0	-2.5	20.5	2.5
2002	2,174	216	103	0	25	353	40	807	1,249	4,970
% Change	34.4	64.9	**	n/a	**	40.1	**	8.9	-5.7	21.5
2001	1,618	131	16	0	4	252	5	741	1,325	4,092
% Change	-5.8	-2.2	0.0	n/a	0.0	-31.3	66.7	-8.2	-4.1	-7.7
2000	1,717	134	16	0	4	367	3	807	1,382	4,432

Source: CMHC (Starts and Completions Survey)

Table 1.2d: History of Housing Starts of New Brunswick
2000 - 2009

	Urban Centres								Rural Centres	Total*
	Ownership						Rental			
	Freehold			Condominium						
	Single	Semi	Row, Apt. & Other	Single	Row and Semi	Apt. & Other	Single, Semi, and Row	Apt. & Other		
2009	1,284	412	133	0	54	126	110	501	901	3,521
% Change	-19.7	-26.2	-30.7	n/a	31.7	96.9	31.0	-16.8	-20.5	-17.6
2008	1,599	558	192	0	41	64	84	602	1,134	4,274
% Change	0.6	11.6	1.6	n/a	-8.9	-20.0	-22.2	23.1	-8.7	0.8
2007	1,589	500	189	0	45	80	108	489	1,242	4,242
% Change	20.0	9.6	-26.5	n/a	-15.1	-39.4	-30.8	-0.6	2.4	3.8
2006	1,324	456	257	0	53	132	156	492	1,213	4,085
% Change	-5.2	27.4	49.4	n/a	96.3	26.9	-17.9	16.9	-6.0	3.2
2005	1,397	358	172	0	27	104	190	421	1,290	3,959
% Change	-14.0	33.6	132.4	n/a	-10.0	**	-34.3	21.3	-1.1	0.3
2004	1,624	268	74	0	30	10	289	347	1,305	3,947
% Change	-2.2	20.7	-44.4	n/a	n/a	n/a	40.3	-52.5	-12.1	-12.1
2003	1,660	222	133	0	0	0	206	731	1,485	4,489
% Change	15.2	41.4	**	n/a	n/a	-100.0	-2.4	-3.2	22.2	16.2
2002	1,441	157	42	0	0	16	211	755	1,215	3,862
% Change	12.5	55.4	44.8	n/a	-100.0	-85.7	-3.2	67.4	-3.7	11.6
2001	1,281	101	29	0	4	112	218	451	1,262	3,462
% Change	6.8	7.4	-29.3	n/a	100.0	187.2	4.8	37.1	15.1	12.4
2000	1,200	94	41	0	2	39	208	329	1,096	3,079

Source: CMHC (Starts and Completions Survey)

Table 2a: Starts by Submarket and by Dwelling Type
Newfoundland and Labrador
Second Quarter 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	% Change
Centres 100,000+											
St. John's	499	409	8	10	19	8	50	18	576	445	29.4
Centres 10,000 - 49,999											
Bay Roberts	32	28	0	0	0	0	0	0	32	28	14.3
Corner Brook	18	20	0	4	0	0	0	2	18	26	-30.8
Gander	20	33	4	2	0	0	8	10	32	45	-28.9
Grand Falls-Windsor	23	4	2	0	10	0	4	2	39	6	***
Total Newfoundland & Labrador (10,000+)	592	494	14	16	29	8	62	32	697	550	26.7

Table 2.1a: Starts by Submarket and by Dwelling Type
Newfoundland and Labrador
January - June 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Centres 100,000+											
St. John's	698	575	8	16	26	8	90	60	822	659	24.7
Centres 10,000 - 49,999											
Bay Roberts	32	32	0	0	0	0	0	0	32	32	0.0
Corner Brook	20	22	0	6	0	0	0	2	20	30	-33.3
Gander	21	33	4	2	0	0	8	10	33	45	-26.7
Grand Falls-Windsor	24	6	2	0	22	0	4	2	52	8	***
Total Newfoundland & Labrador (10,000+)	795	668	14	24	48	8	102	74	959	774	23.9

Source: CMHC (Starts and Completions Survey)

Table 2b: Starts by Submarket and by Dwelling Type
Prince Edward Island
Second Quarter 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	% Change
Charlottetown	110	73	6	16	16	17	68	86	200	192	4.2
Summerside	13	11	4	0	11	0	6	0	34	11	**
Total Prince Edward Island (10,000+)	123	84	10	16	27	17	74	86	234	203	15.3

Table 2.1b: Starts by Submarket and by Dwelling Type
Prince Edward Island
January - June 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Charlottetown	128	90	10	16	16	17	68	89	222	212	4.7
Summerside	16	14	4	0	15	0	6	0	41	14	192.9
Total Prince Edward Island (10,000+)	144	104	14	16	31	17	74	89	263	226	16.4

Source: CMHC (Starts and Completions Survey)

Table 2c: Starts by Submarket and by Dwelling Type Nova Scotia Second Quarter 2010											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	% Change
Centres 100,000+											
Halifax	251	244	60	48	41	19	299	34	651	345	88.7
Centres 50,000 - 99,999											
Cape Breton	39	34	28	20	0	4	2	0	69	58	19.0
Centres 10,000 - 49,999											
Chester MD	10	12	0	0	0	0	0	0	10	12	-16.7
East Hants MD	19	19	4	6	0	0	2	0	25	25	0.0
Kentville C.A.	22	15	10	2	6	0	0	0	38	17	123.5
Kings Subd A SC	23	13	4	4	0	0	0	8	27	25	8.0
Lunenburg MD	32	33	0	0	0	0	0	0	32	33	-3.0
New Glasgow	17	22	0	4	0	4	2	0	19	30	-36.7
Queens RGM	6	8	0	0	0	0	0	0	6	8	-25.0
Truro	48	25	2	6	3	0	0	0	53	31	71.0
West Hants MD	17	15	0	0	0	0	0	0	17	15	13.3
Yarmouth MD	9	12	0	0	0	0	0	0	9	12	-25.0
Total Nova Scotia (10,000+)	493	452	108	90	50	27	305	42	956	611	56.5

Table 2.1c: Starts by Submarket and by Dwelling Type Nova Scotia January - June 2010											
Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Centres 100,000+											
Halifax	467	348	86	70	71	77	493	124	1,117	619	80.5
Centres 50,000 - 99,999											
Cape Breton	51	48	38	26	0	8	2	0	91	82	11.0
Centres 10,000 - 49,999											
Chester MD	14	15	0	0	0	0	0	0	14	15	-6.7
East Hants MD	29	31	6	8	0	0	6	0	41	39	5.1
Kentville C.A.	33	19	16	4	13	0	0	0	62	23	169.6
Kings Subd A SC	42	15	6	4	0	0	0	16	48	35	37.1
Lunenburg MD	42	36	0	0	0	0	0	0	42	36	16.7
New Glasgow	35	27	2	6	0	4	2	0	39	37	5.4
Queens RGM	8	9	0	0	0	6	0	0	8	15	-46.7
Truro	70	30	4	6	3	0	0	0	77	36	113.9
West Hants MD	19	27	0	0	0	0	0	0	19	27	-29.6
Yarmouth MD	12	12	0	0	0	0	0	0	12	12	0.0
Total Nova Scotia (10,000+)	822	617	158	124	87	95	503	140	1,570	976	60.9

Source: CMHC (Starts and Completions Survey)

Table 2d: Starts by Submarket and by Dwelling Type
New Brunswick
Second Quarter 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	% Change
Centres 10,000+											
Saint John	127	117	6	18	8	10	16	50	157	195	-19.5
Moncton	144	111	154	116	25	12	153	56	476	295	61.4
Centres 50,000 - 99,999											
Fredericton	114	93	8	4	24	24	68	130	214	251	-14.7
Centres 10,000 - 49,999											
Bathurst	27	16	2	2	0	0	0	29	29	47	-38.3
Campbellton	2	3	0	0	0	0	0	0	2	3	-33.3
Edmundston	8	11	0	0	0	0	0	0	8	11	-27.3
Miramichi	16	14	0	0	0	0	0	0	16	14	14.3
Total New Brunswick (10,000+)	438	365	170	140	57	46	237	265	902	816	10.5

Table 2.1d: Starts by Submarket and by Dwelling Type
New Brunswick
January - June 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Centres 10,000+											
Saint John	162	157	10	26	25	16	67	159	264	358	-26.3
Moncton	181	133	190	140	41	12	168	64	580	349	66.2
Centres 50,000 - 99,999											
Fredericton	149	123	10	6	30	24	108	130	297	283	4.9
Centres 10,000 - 49,999											
Bathurst	28	19	4	2	0	0	0	29	32	50	-36.0
Campbellton	2	4	0	0	0	0	0	0	2	4	-50.0
Edmundston	10	12	0	0	0	0	0	0	10	12	-16.7
Miramichi	17	19	0	0	0	0	0	0	17	19	-10.5
Total New Brunswick (10,000+)	549	467	214	174	96	52	343	382	1,202	1,075	11.8

Source: CMHC (Starts and Completions Survey)

Table 2.2a: Starts by Submarket, by Dwelling Type and by Intended Market
Newfoundland and Labrador
Second Quarter 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres 100,000+								
St. John's	19	8	0	0	50	18	0	0
Centres 10,000 - 49,999								
Bay Roberts	0	0	0	0	0	0	0	0
Corner Brook	0	0	0	0	0	2	0	0
Gander	0	0	0	0	8	10	0	0
Grand Falls-Windsor	0	0	10	0	4	2	0	0
Total Newfoundland & Labrador (10,000+)	19	8	10	0	62	32	0	0

Table 2.3a: Starts by Submarket, by Dwelling Type and by Intended Market
Newfoundland and Labrador
January - June 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres 100,000+								
St. John's	26	8	0	0	90	44	0	16
Centres 10,000 - 49,999								
Bay Roberts	0	0	0	0	0	0	0	0
Corner Brook	0	0	0	0	0	2	0	0
Gander	0	0	0	0	8	10	0	0
Grand Falls-Windsor	0	0	22	0	4	2	0	0
Total Newfoundland & Labrador (10,000+)	26	8	22	0	102	58	0	16

Source: CMHC (Starts and Completions Survey)

Table 2.2b: Starts by Submarket, by Dwelling Type and by Intended Market
Prince Edward Island
Second Quarter 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Charlottetown	16	17	0	0	0	0	68	86
Summerside	11	0	0	0	0	0	6	0
Total Prince Edward Island (10,000+)	27	17	0	0	0	0	74	86

Table 2.3b: Starts by Submarket, by Dwelling Type and by Intended Market
Prince Edward Island
January - June 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Charlottetown	16	17	0	0	0	0	68	89
Summerside	15	0	0	0	0	0	6	0
Total Prince Edward Island (10,000+)	31	17	0	0	0	0	74	89

Source: CMHC (Starts and Completions Survey)

Table 2.2c: Starts by Submarket, by Dwelling Type and by Intended Market
Nova Scotia
Second Quarter 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres 100,000+								
Halifax	37	19	4	0	98	0	201	34
Centres 50,000 - 99,999								
Cape Breton	0	0	0	4	2	0	0	0
Centres 10,000 - 49,999								
Chester MD	0	0	0	0	0	0	0	0
East Hants MD	0	0	0	0	2	0	0	0
Kentville C.A.	0	0	6	0	0	0	0	0
Kings Subd A SC	0	0	0	0	0	0	0	8
Lunenburg MD	0	0	0	0	0	0	0	0
New Glasgow	0	4	0	0	2	0	0	0
Queens RGM	0	0	0	0	0	0	0	0
Truro	0	0	3	0	0	0	0	0
West Hants MD	0	0	0	0	0	0	0	0
Yarmouth MD	0	0	0	0	0	0	0	0
Total Nova Scotia (10,000+)	37	23	13	4	104	0	201	42

Table 2.3c: Starts by Submarket, by Dwelling Type and by Intended Market
Nova Scotia
January - June 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres 100,000+								
Halifax	67	77	4	0	100	0	393	124
Centres 50,000 - 99,999								
Cape Breton	0	0	0	8	2	0	0	0
Centres 10,000 - 49,999								
Chester MD	0	0	0	0	0	0	0	0
East Hants MD	0	0	0	0	6	0	0	0
Kentville C.A.	7	0	6	0	0	0	0	0
Kings Subd A SC	0	0	0	0	0	0	0	16
Lunenburg MD	0	0	0	0	0	0	0	0
New Glasgow	0	4	0	0	2	0	0	0
Queens RGM	0	0	0	6	0	0	0	0
Truro	0	0	3	0	0	0	0	0
West Hants MD	0	0	0	0	0	0	0	0
Yarmouth MD	0	0	0	0	0	0	0	0
Total Nova Scotia (10,000+)	74	81	13	14	110	0	393	140

Source: CMHC (Starts and Completions Survey)

Table 2.2d: Starts by Submarket, by Dwelling Type and by Intended Market
New Brunswick
Second Quarter 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
[illegible]								
Saint John	8	10	0	0	2	2	14	48
Moncton	25	12	0	0	2	6	151	50
[illegible]								
Fredericton	24	7	0	17	46	45	22	85
[illegible]								
Bathurst	0	0	0	0	0	0	0	29
Campbellton	0	0	0	0	0	0	0	0
Edmundston	0	0	0	0	0	0	0	0
Miramichi	0	0	0	0	0	0	0	0
Total New Brunswick (10,000+)	57	29	0	17	50	53	187	212

Table 2.3d: Starts by Submarket, by Dwelling Type and by Intended Market
New Brunswick
January - June 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
[illegible]								
Saint John	25	16	0	0	2	17	65	142
Moncton	29	12	12	0	2	14	166	50
[illegible]								
Fredericton	30	7	0	17	48	45	60	85
[illegible]								
Bathurst	0	0	0	0	0	0	0	29
Campbellton	0	0	0	0	0	0	0	0
Edmundston	0	0	0	0	0	0	0	0
Miramichi	0	0	0	0	0	0	0	0
Total New Brunswick (10,000+)	84	35	12	17	52	76	291	306

Source: CMHC (Starts and Completions Survey)

Table 2.4a: Starts by Submarket and by Intended Market
Newfoundland and Labrador
Second Quarter 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres 100,000+								
St. John's	562	437	8	8	6	0	576	445
Centres 10,000 - 49,999								
Bay Roberts	32	28	0	0	0	0	32	28
Corner Brook	18	26	0	0	0	0	18	26
Gander	32	45	0	0	0	0	32	45
Grand Falls-Windsor	27	6	0	0	12	0	39	6
Total Newfoundland & Labrador (10,000+)	671	542	8	8	18	0	697	550

Table 2.5a: Starts by Submarket and by Intended Market
Newfoundland and Labrador
January - June 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres 100,000+								
St. John's	795	635	21	8	6	16	822	659
Centres 10,000 - 49,999								
Bay Roberts	32	32	0	0	0	0	32	32
Corner Brook	20	30	0	0	0	0	20	30
Gander	33	45	0	0	0	0	33	45
Grand Falls-Windsor	28	8	0	0	24	0	52	8
Total Newfoundland & Labrador (10,000+)	908	750	21	8	30	16	959	774

Source: CMHC (Starts and Completions Survey)

Table 2.4b: Starts by Submarket and by Intended Market
Prince Edward Island
Second Quarter 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
[illegible]								
Charlottetown	132	100	0	6	68	86	200	192
[illegible]								
Summerside	28	11	0	0	6	0	34	11
Total Prince Edward Island (10,000+)	160	111	0	6	74	86	234	203

Table 2.5b: Starts by Submarket and by Intended Market
Prince Edward Island
January - June 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
[illegible]								
Charlottetown	154	117	0	6	68	89	222	212
[illegible]								
Summerside	35	14	0	0	6	0	41	14
Total Prince Edward Island (10,000+)	189	131	0	6	74	89	263	226

Source: CMHC (Starts and Completions Survey)

Table 2.4c: Starts by Submarket and by Intended Market
Nova Scotia
Second Quarter 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres 100,000+								
Halifax	348	311	98	0	205	34	651	345
Centres 50,000 - 99,999								
Cape Breton	50	54	0	0	19	4	69	58
Centres 10,000 - 49,999								
Chester MD	10	12	0	0	0	0	10	12
East Hants MD	25	25	0	0	0	0	25	25
Kentville C.A.	32	17	0	0	6	0	38	17
Kings Subd A SC	27	17	0	0	0	8	27	25
Lunenburg MD	32	33	0	0	0	0	32	33
New Glasgow	18	30	0	0	1	0	19	30
Queens RGM	6	8	0	0	0	0	6	8
Truro	50	31	0	0	3	0	53	31
West Hants MD	17	15	0	0	0	0	17	15
Yarmouth MD	9	12	0	0	0	0	9	12
Total Nova Scotia (10,000+)	624	565	98	0	234	46	956	611

Table 2.5c: Starts by Submarket and by Intended Market
Nova Scotia
January - June 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres 100,000+								
Halifax	622	488	98	7	397	124	1,117	619
Centres 50,000 - 99,999								
Cape Breton	71	74	0	0	20	8	91	82
Centres 10,000 - 49,999								
Chester MD	14	15	0	0	0	0	14	15
East Hants MD	41	39	0	0	0	0	41	39
Kentville C.A.	56	23	0	0	6	0	62	23
Kings Subd A SC	48	19	0	0	0	16	48	35
Lunenburg MD	42	36	0	0	0	0	42	36
New Glasgow	38	37	0	0	1	0	39	37
Queens RGM	8	9	0	0	0	6	8	15
Truro	74	36	0	0	3	0	77	36
West Hants MD	19	27	0	0	0	0	19	27
Yarmouth MD	12	12	0	0	0	0	12	12
Total Nova Scotia (10,000+)	1,045	815	98	7	427	154	1,570	976

Source: CMHC (Starts and Completions Survey)

Table 2.4d: Starts by Submarket and by Intended Market
New Brunswick
Second Quarter 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres 50,000+								
Saint John	143	144	0	3	14	48	157	195
Moncton	325	220	0	14	151	61	476	295
Centres 10,000 - 49,999								
Fredericton	130	86	51	52	33	113	214	251
Centres 10,000 - 49,999								
Bathurst	29	18	0	0	0	29	29	47
Campbellton	2	3	0	0	0	0	2	3
Edmundston	8	11	0	0	0	0	8	11
Miramichi	16	14	0	0	0	0	16	14
Total New Brunswick (10,000+)	653	496	51	69	198	251	902	816

Table 2.5d: Starts by Submarket and by Intended Market
New Brunswick
January - June 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres 50,000+								
Saint John	199	198	0	18	65	142	264	358
Moncton	400	263	0	22	180	64	580	349
Centres 50,000 - 99,999								
Fredericton	167	112	51	52	79	119	297	283
Centres 10,000 - 49,999								
Bathurst	32	21	0	0	0	29	32	50
Campbellton	2	4	0	0	0	0	2	4
Edmundston	10	12	0	0	0	0	10	12
Miramichi	17	19	0	0	0	0	17	19
Total New Brunswick (10,000+)	827	629	51	92	324	354	1,202	1,075

Source: CMHC (Starts and Completions Survey)

Table 3a: Completions by Submarket and by Dwelling Type
Newfoundland and Labrador
Second Quarter 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	% Change
Centres 100,000+											
St. John's	355	327	12	18	3	22	36	44	406	411	-1.2
Centres 10,000 - 49,999											
Bay Roberts	17	18	0	0	0	0	0	0	17	18	-5.6
Corner Brook	11	10	0	0	0	0	0	0	11	10	10.0
Gander	17	13	2	0	0	0	0	0	19	13	46.2
Grand Falls-Windsor	4	8	2	0	12	0	0	0	18	8	125.0
Total Newfoundland & Labrador (10,000+)	404	376	16	18	15	22	36	44	471	460	2.4

Table 3.1a: Completions by Submarket and by Dwelling Type
Newfoundland and Labrador
January - June 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Centres 100,000+											
St. John's	744	599	16	40	15	27	110	110	885	776	14.0
Centres 10,000 - 49,999											
Bay Roberts	33	37	2	0	0	0	0	0	35	37	-5.4
Corner Brook	29	32	4	0	0	0	0	0	33	32	3.1
Gander	37	28	2	0	0	0	2	0	41	28	46.4
Grand Falls-Windsor	16	18	2	0	12	16	0	10	30	44	-31.8
Total Newfoundland & Labrador (10,000+)	859	714	26	40	27	43	112	120	1,024	917	11.7

Source: CMHC (Starts and Completions Survey)

Table 3b: Completions by Submarket and by Dwelling Type
Prince Edward Island
Second Quarter 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	% Change
Charlottetown	28	39	10	2	5	8	43	30	86	79	8.9
Summerside	3	2	0	0	4	0	0	0	7	2	**
Total Prince Edward Island (10,000+)	31	41	10	2	9	8	43	30	93	81	14.8

Table 3.1b: Completions by Submarket and by Dwelling Type
Prince Edward Island
January - June 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Charlottetown	108	87	12	6	23	8	87	30	230	131	75.6
Summerside	9	7	0	0	4	4	0	0	13	11	18.2
Total Prince Edward Island (10,000+)	117	94	12	6	27	12	87	30	243	142	71.1

Source: CMHC (Starts and Completions Survey)

Table 3c: Completions by Submarket and by Dwelling Type
Nova Scotia
Second Quarter 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	% Change
Centres 100,000+											
Halifax	273	214	14	26	59	22	116	301	462	563	-17.9
Centres 50,000 - 99,999											
Cape Breton	46	33	16	16	0	0	7	0	69	49	40.8
Centres 10,000 - 49,999											
Chester MD	11	5	0	0	0	0	2	8	13	13	0.0
East Hants MD	16	21	2	4	0	0	4	0	22	25	-12.0
Kentville C.A.	14	16	8	8	0	0	0	0	22	24	-8.3
Kings Subd A SC	13	8	4	6	0	0	0	8	17	22	-22.7
Lunenburg MD	19	20	2	0	0	0	0	0	21	20	5.0
New Glasgow	20	16	4	4	0	0	0	0	24	20	20.0
Queens RGM	8	4	0	0	0	0	0	0	8	4	100.0
Truro	24	14	2	2	0	0	5	15	31	31	0.0
West Hants MD	12	14	0	0	0	0	0	0	12	14	-14.3
Yarmouth MD	6	8	0	0	0	0	0	0	6	8	-25.0
Total Nova Scotia (10,000+)	462	373	52	66	59	22	134	332	707	793	-10.8

Table 3.1c: Completions by Submarket and by Dwelling Type
Nova Scotia
January - June 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Centres 100,000+											
Halifax	483	480	54	60	84	54	143	385	764	979	-22.0
Centres 50,000 - 99,999											
Cape Breton	82	47	26	26	4	4	7	2	119	79	50.6
Centres 10,000 - 49,999											
Chester MD	17	13	0	0	0	0	2	8	19	21	-9.5
East Hants MD	38	47	6	8	0	0	4	0	48	55	-12.7
Kentville C.A.	25	33	12	14	0	0	0	53	37	100	-63.0
Kings Subd A SC	29	23	6	10	0	0	16	8	51	41	24.4
Lunenburg MD	43	38	2	0	0	0	0	0	45	38	18.4
New Glasgow	49	40	6	8	0	7	0	6	55	61	-9.8
Queens RGM	15	7	0	0	0	0	12	0	27	7	**
Truro	61	42	6	2	6	0	5	15	78	59	32.2
West Hants MD	23	26	0	0	0	0	0	0	23	26	-11.5
Yarmouth MD	14	25	0	0	0	0	0	0	14	25	-44.0
Total Nova Scotia (10,000+)	879	821	118	128	94	65	189	477	1,280	1,491	-14.2

Source: CMHC (Starts and Completions Survey)

Table 3d: Completions by Submarket and by Dwelling Type
New Brunswick
Second Quarter 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	% Change
Saint John	55	96	10	18	4	6	0	35	69	155	-55.5
Moncton	136	75	108	58	8	0	52	85	304	218	39.4
Fredericton	63	88	6	0	13	18	125	79	207	185	11.9
Bathurst	10	8	0	0	0	0	0	17	10	25	-60.0
Campbellton	1	0	0	0	0	0	0	0	1	0	n/a
Edmundston	3	9	0	0	0	0	0	0	3	9	-66.7
Miramichi	12	4	0	0	0	0	0	0	12	4	200.0
Total New Brunswick (10,000+)	280	280	124	76	25	24	177	216	606	596	1.7

Table 3.1d: Completions by Submarket and by Dwelling Type
New Brunswick
January - June 2010

Submarket	Single		Semi		Row		Apt. & Other		Total		
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	% Change
Saint John	145	198	18	26	7	15	12	83	182	322	-43.5
Moncton	239	228	194	212	20	24	66	149	519	613	-15.3
Fredericton	134	161	6	4	47	22	141	79	328	266	23.3
Bathurst	24	18	2	6	0	0	43	17	69	41	68.3
Campbellton	3	6	0	0	0	0	8	0	11	6	83.3
Edmundston	9	16	0	0	4	0	12	26	25	42	-40.5
Miramichi	21	10	0	0	0	0	0	0	21	10	110.0
Total New Brunswick (10,000+)	575	637	220	248	78	61	282	354	1,155	1,300	-11.2

Source: CMHC (Starts and Completions Survey)

Table 3.2a: Completions by Submarket, by Dwelling Type and by Intended Market
Newfoundland and Labrador
Second Quarter 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres 100,000+								
St. John's	3	22	0	0	36	44	0	0
Centres 10,000 - 49,999								
Bay Roberts	0	0	0	0	0	0	0	0
Corner Brook	0	0	0	0	0	0	0	0
Gander	0	0	0	0	0	0	0	0
Grand Falls-Windsor	0	0	12	0	0	0	0	0
Total Newfoundland and Labrador (10,000+)	3	22	12	0	36	44	0	0

Table 3.3a: Completions by Submarket, by Dwelling Type and by Intended Market
Newfoundland and Labrador
January - June 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres 100,000+								
St. John's	15	27	0	0	110	100	0	10
Centres 10,000 - 49,999								
Bay Roberts	0	0	0	0	0	0	0	0
Corner Brook	0	0	0	0	0	0	0	0
Gander	0	0	0	0	2	0	0	0
Grand Falls-Windsor	0	4	12	12	0	10	0	0
Total Newfoundland and Labrador (10,000+)	15	31	12	12	112	110	0	10

Source: CMHC (Starts and Completions Survey)

Table 3.2b: Completions by Submarket, by Dwelling Type and by Intended Market
Prince Edward Island
Second Quarter 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres 50,000 - 99,999								
Charlottetown	5	8	0	0	0	0	43	30
Centres 10,000 - 49,999								
Summerside	4	0	0	0	0	0	0	0
Total Prince Edward Island (10,000+)	9	8	0	0	0	0	43	30

Table 3.3b: Completions by Submarket, by Dwelling Type and by Intended Market
Prince Edward Island
January - June 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres 50,000 - 99,999								
Charlottetown	19	8	4	0	0	0	87	30
Centres 10,000 - 49,999								
Summerside	4	4	0	0	0	0	0	0
Total Prince Edward Island (10,000+)	23	12	4	0	0	0	87	30

Source: CMHC (Starts and Completions Survey)

Table 3.2c: Completions by Submarket, by Dwelling Type and by Intended Market
Nova Scotia
Second Quarter 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres 100,000+								
Halifax	59	13	0	9	38	127	78	174
Centres 50,000 - 99,999								
Cape Breton	0	0	0	0	0	0	7	0
Centres 10,000 - 49,999								
Chester MD	0	0	0	0	2	8	0	0
East Hants MD	0	0	0	0	4	0	0	0
Kentville C.A.	0	0	0	0	0	0	0	0
Kings Subd A SC	0	0	0	0	0	0	0	8
Lunenburg MD	0	0	0	0	0	0	0	0
New Glasgow	0	0	0	0	0	0	0	0
Queens RGM	0	0	0	0	0	0	0	0
Truro	0	0	0	0	2	0	3	15
West Hants MD	0	0	0	0	0	0	0	0
Yarmouth MD	0	0	0	0	0	0	0	0
Total Nova Scotia (10,000+)	59	13	0	9	46	135	88	197

Table 3.3c: Completions by Submarket, by Dwelling Type and by Intended Market
Nova Scotia
January - June 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres 100,000+								
Halifax	84	40	0	14	65	127	78	258
Centres 50,000 - 99,999								
Cape Breton	0	0	4	4	0	2	7	0
Centres 10,000 - 49,999								
Chester MD	0	0	0	0	2	8	0	0
East Hants MD	0	0	0	0	4	0	0	0
Kentville C.A.	0	0	0	0	0	0	0	53
Kings Subd A SC	0	0	0	0	0	0	16	8
Lunenburg MD	0	0	0	0	0	0	0	0
New Glasgow	0	4	0	3	0	2	0	4
Queens RGM	0	0	0	0	0	0	12	0
Truro	0	0	6	0	2	0	3	15
West Hants MD	0	0	0	0	0	0	0	0
Yarmouth MD	0	0	0	0	0	0	0	0
Total Nova Scotia (10,000+)	84	44	10	21	73	139	116	338

Source: CMHC (Starts and Completions Survey)

Table 3.2d: Completions by Submarket, by Dwelling Type and by Intended Market
New Brunswick
Second Quarter 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
[illegible]								
Saint John	4	6	0	0	0	4	0	31
Moncton	8	0	0	0	2	4	50	81
[illegible]								
Fredericton	6	7	7	11	65	18	60	61
[illegible]								
Bathurst	0	0	0	0	0	0	0	17
Campbellton	0	0	0	0	0	0	0	0
Edmundston	0	0	0	0	0	0	0	0
Miramichi	0	0	0	0	0	0	0	0
Total New Brunswick (10,000+)	18	13	7	11	67	26	110	190

Table 3.3d: Completions by Submarket, by Dwelling Type and by Intended Market
New Brunswick
January - June 2010

Submarket	Row				Apt. & Other			
	Freehold and Condominium		Rental		Freehold and Condominium		Rental	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
[illegible]								
Saint John	7	15	0	0	0	4	12	79
Moncton	20	24	0	0	16	12	50	137
[illegible]								
Fredericton	14	11	33	11	65	18	76	61
[illegible]								
Bathurst	0	0	0	0	0	0	43	17
Campbellton	0	0	0	0	0	0	8	0
Edmundston	4	0	0	0	0	0	12	26
Miramichi	0	0	0	0	0	0	0	0
Total New Brunswick (10,000+)	45	50	33	11	81	34	201	320

Source: CMHC (Starts and Completions Survey)

Table 3.4a: Completions by Submarket and by Intended Market
Newfoundland and Labrador
Second Quarter 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
[illegible]								
St. John's	398	387	6	24	2	0	406	411
[illegible]								
Bay Roberts	17	18	0	0	0	0	17	18
Corner Brook	11	10	0	0	0	0	11	10
Gander	19	13	0	0	0	0	19	13
Grand Falls-Windsor	4	8	0	0	14	0	18	8
Total Newfoundland & Labrador (10,000+)	449	436	6	24	16	0	471	460

Table 3.5a: Completions by Submarket and by Intended Market
Newfoundland and Labrador
January - June 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
[illegible]								
St. John's	836	742	47	24	2	10	885	776
[illegible]								
Bay Roberts	35	37	0	0	0	0	35	37
Corner Brook	33	32	0	0	0	0	33	32
Gander	41	28	0	0	0	0	41	28
Grand Falls-Windsor	16	32	0	0	14	12	30	44
Total Newfoundland & Labrador (10,000+)	961	871	47	24	16	22	1,024	917

Source: CMHC (Starts and Completions Survey)

Table 3.4b: Completions by Submarket and by Intended Market
Prince Edward Island
Second Quarter 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Charlottetown	38	41	5	8	43	30	86	79
Summerside	7	2	0	0	0	0	7	2
Total Prince Edward Island (10,000+)	45	43	5	8	43	30	93	81

Table 3.5b: Completions by Submarket and by Intended Market
Prince Edward Island
January - June 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Charlottetown	125	93	13	8	92	30	230	131
Summerside	13	11	0	0	0	0	13	11
Total Prince Edward Island (10,000+)	138	104	13	8	92	30	243	142

Source: CMHC (Starts and Completions Survey)

Table 3.4c: Completions by Submarket and by Intended Market Nova Scotia Second Quarter 2010								
Submarket	Freehold		Condominium		Rental		Total*	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Centres (50,000+)								
Halifax	345	248	38	131	79	184	462	563
Centres (10,000 - 49,999)								
Cape Breton	60	40	0	0	9	9	69	49
Centres (10,000 - 49,999)								
Chester MD	13	5	0	8	0	0	13	13
East Hants MD	22	25	0	0	0	0	22	25
Kentville C.A.	22	24	0	0	0	0	22	24
Kings Subd A SC	17	14	0	0	0	8	17	22
Lunenburg MD	21	20	0	0	0	0	21	20
New Glasgow	24	20	0	0	0	0	24	20
Queens RGM	8	4	0	0	0	0	8	4
Truro	28	16	0	0	3	15	31	31
West Hants MD	11	14	0	0	1	0	12	14
Yarmouth MD	6	8	0	0	0	0	6	8
Total Nova Scotia (10,000+)	577	438	38	139	92	216	707	793

Table 3.5c: Completions by Submarket and by Intended Market Nova Scotia January - June 2010								
Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Centres (50,000+)								
Halifax	620	561	65	145	79	273	764	979
Centres (10,000 - 49,999)								
Cape Breton	104	58	0	0	15	21	119	79
Centres (10,000 - 49,999)								
Chester MD	19	13	0	8	0	0	19	21
East Hants MD	48	55	0	0	0	0	48	55
Kentville C.A.	37	47	0	0	0	53	37	100
Kings Subd A SC	35	33	0	0	16	8	51	41
Lunenburg MD	45	38	0	0	0	0	45	38
New Glasgow	55	50	0	4	0	7	55	61
Queens RGM	15	7	0	0	12	0	27	7
Truro	69	44	0	0	9	15	78	59
West Hants MD	20	26	0	0	3	0	23	26
Yarmouth MD	14	25	0	0	0	0	14	25
Total Nova Scotia (10,000+)	1,081	957	65	157	134	377	1,280	1,491

Source: CMHC (Starts and Completions Survey)

Table 3.4d: Completions by Submarket and by Intended Market
New Brunswick
Second Quarter 2010

Submarket	Freehold		Condominium		Rental		Total*	
	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009	Q2 2010	Q2 2009
Saint John	65	118	4	6	0	31	69	155
Moncton	241	134	4	0	59	84	304	218
Fredericton	67	85	61	17	79	83	207	185
Bathurst	10	8	0	0	0	17	10	25
Campbellton	1	0	0	0	0	0	1	0
Edmundston	3	9	0	0	0	0	3	9
Miramichi	12	4	0	0	0	0	12	4
Total New Brunswick (10,000+)	399	358	69	23	138	215	606	596

Table 3.5d: Completions by Submarket and by Intended Market
New Brunswick
January - June 2010

Submarket	Freehold		Condominium		Rental		Total*	
	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009	YTD 2010	YTD 2009
Saint John	163	237	7	6	12	79	182	322
Moncton	423	448	28	14	68	151	519	613
Fredericton	130	159	69	17	129	90	328	266
Bathurst	26	23	0	0	43	18	69	41
Campbellton	3	6	0	0	8	0	11	6
Edmundston	9	16	4	0	12	26	25	42
Miramichi	21	10	0	0	0	0	21	10
Total New Brunswick (10,000+)	775	899	108	37	272	364	1,155	1,300

Source: CMHC (Starts and Completions Survey)

Table 4a: Absorbed Single-Detached Units by Price Range in Newfoundland and Labrador Second Quarter 2010

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $250,000		$250,000 - $299,999		$300,000 - $349,999		$350,000 - $399,999		$400,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Total Urban Centres in Newfoundland and Labrador (50,000+)													
Q2 2010	64	17.8	126	35.1	74	20.6	47	13.1	48	13.4	359	290,000	323,602
Q2 2009	138	43.4	96	30.2	29	9.1	26	8.2	29	9.1	318	250,700	277,592
Year-to-date 2010	161	21.6	234	31.4	161	21.6	94	12.6	95	12.8	745	290,000	317,403
Year-to-date 2009	265	45.0	178	30.2	64	10.9	44	7.5	38	6.5	589	250,000	269,493

Table 4b: Absorbed Single-Detached Units by Price Range in Prince Edward Island Second Quarter 2010

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $80,000		$80,000 - $119,999		$120,000 - $179,999		$180,000 - $249,999		$250,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Total Urban Centres in Prince Edward Island (50,000+)													
Q2 2010	0	0.0	1	3.3	6	20.0	9	30.0	14	46.7	30	227,500	246,500
Q2 2009	0	0.0	3	7.9	4	10.5	20	52.6	11	28.9	38	225,000	221,053
Year-to-date 2010	0	0.0	2	1.8	27	24.3	44	39.6	38	34.2	111	220,000	238,730
Year-to-date 2009	0	0.0	5	5.8	14	16.3	44	51.2	23	26.7	86	210,000	227,006

Source: CMHC (Market Absorption Survey)

Table 4c: Absorbed Single-Detached Units by Price Range in Nova Scotia
Second Quarter 2010

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $150,000		$150,000 - $224,999		$225,000 - $299,999		$300,000 - $374,999		$375,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Cape Breton													
Q2 2010	2	4.9	16	39.0	16	39.0	6	14.6	1	2.4	41	231,400	236,066
Q2 2009	8	25.8	11	35.5	9	29.0	1	3.2	2	6.5	31	186,000	203,352
Year-to-date 2010	5	6.7	27	36.0	26	34.7	13	17.3	4	5.3	75	230,000	240,174
Year-to-date 2009	17	37.8	13	28.9	12	26.7	1	2.2	2	4.4	45	175,000	185,939
Halifax CMA													
Q2 2010	2	0.8	34	13.0	88	33.7	67	25.7	70	26.8	261	309,000	354,818
Q2 2009	10	4.4	41	18.1	72	31.7	38	16.7	66	29.1	227	290,000	337,761
Year-to-date 2010	2	0.4	55	11.7	157	33.5	135	28.8	120	25.6	469	315,800	348,513
Year-to-date 2009	33	6.8	71	14.7	156	32.3	81	16.8	142	29.4	483	290,000	332,865
Total Urban Centres in Nova Scotia (50,000+)													
Q2 2010	4	1.3	50	16.6	104	34.4	73	24.2	71	23.5	302	299,800	338,696
Q2 2009	18	7.0	52	20.2	81	31.4	39	15.1	68	26.4	258	285,000	321,611
Year-to-date 2010	7	1.3	82	15.1	183	33.6	148	27.2	124	22.8	544	299,975	333,577
Year-to-date 2009	50	9.5	84	15.9	168	31.8	82	15.5	144	27.3	528	286,500	320,343

Table 4d: Absorbed Single-Detached Units by Price Range in New Brunswick
Second Quarter 2010

Submarket	Price Ranges										Total	Median Price ($)	Average Price ($)
	< $80,000		$80,000 - $119,999		$120,000 - $179,999		$180,000 - $249,999		$250,000 +				
	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)	Units	Share (%)			
Fredericton													
Q2 2010	0	0.0	0	0.0	8	16.0	19	38.0	23	46.0	50	242,950	256,682
Q2 2009	0	0.0	1	1.5	9	13.4	24	35.8	33	49.3	67	239,000	257,771
Year-to-date 2010	0	0.0	1	0.9	19	16.7	49	43.0	45	39.5	114	239,500	245,733
Year-to-date 2009	0	0.0	3	2.4	14	11.0	51	40.2	59	46.5	127	239,000	255,587
Moncton CMA													
Q2 2010	0	0.0	3	2.4	11	8.9	65	52.4	45	36.3	124	229,000	252,504
Q2 2009	0	0.0	3	4.5	14	20.9	40	59.7	10	14.9	67	199,900	217,360
Year-to-date 2010	0	0.0	8	3.5	22	9.7	99	43.8	97	42.9	226	231,023	258,517
Year-to-date 2009	0	0.0	8	3.8	44	20.7	131	61.5	30	14.1	213	199,900	215,260
Saint John CMA													
Q2 2010	0	0.0	0	0.0	7	10.9	16	25.0	41	64.1	64	278,500	294,491
Q2 2009	0	0.0	1	1.0	16	16.7	28	29.2	51	53.1	96	259,950	275,381
Year-to-date 2010	0	0.0	2	1.2	22	13.4	54	32.9	86	52.4	164	250,000	270,523
Year-to-date 2009	0	0.0	5	2.7	27	14.8	55	30.2	95	52.2	182	250,000	266,766
Total Urban Centres in New Brunswick (50,000+)													
Q2 2010	0	0.0	3	1.3	26	10.9	100	42.0	109	45.8	238	239,500	264,672
Q2 2009	0	0.0	5	2.2	39	17.0	92	40.0	94	40.9	230	236,500	253,349
Year-to-date 2010	0	0.0	11	2.2	63	12.5	202	40.1	228	45.2	504	241,000	259,532
Year-to-date 2009	0	0.0	16	3.1	85	16.3	237	45.4	184	35.2	522	229,900	243,029

Source: CMHC (Market Absorption Survey)

Table 5a: MLS® Residential Activity for Newfoundland and Labrador
Second Quarter 2010

		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2009	January	176	-25.4	329	516	615	53.5	192,408	20.1	193,769
	February	197	-17.2	346	433	616	56.2	195,072	29.0	200,154
	March	250	4.6	364	570	602	60.5	198,057	24.3	197,791
	April	259	-15.9	352	727	646	54.5	194,776	16.6	203,947
	May	316	-8.7	354	761	621	57.0	200,649	17.3	202,438
	June	421	-2.1	362	881	649	55.8	211,844	23.8	211,814
	July	536	-12.1	357	918	667	53.5	205,423	13.3	203,756
	August	472	-12.8	359	695	669	53.7	211,573	12.7	206,554
	September	496	-8.8	377	669	602	62.6	203,903	14.5	208,899
	October	473	-13.8	395	601	628	62.9	196,847	4.2	206,746
	November	421	12.9	400	416	537	74.5	213,964	11.9	213,215
	December	399	42.0	420	240	576	72.9	231,107	12.3	222,909
2010	January	240	36.4	443	600	706	62.7	235,741	22.5	231,079
	February	234	18.8	417	579	768	54.3	219,195	12.4	226,475
	March	309	23.6	439	734	723	60.7	234,403	18.4	232,136
	April	320	23.6	415	809	701	59.2	221,109	13.5	234,464
	May	338	7.0	400	796	669	59.8	235,986	17.6	235,277
	June	436	3.6	385	948	684	56.3	237,489	12.1	231,192
	July									
	August									
	September									
	October									
	November									
	December									
	Q2 2009	996	-8.1	1,068	2,369	1,916	55.7	203,854	20.0	206,113
	Q2 2010	1,094	9.8	1,200	2,553	2,054	58.4	232,233	13.9	233,685
	YTD 2009	1,619	-9.9		3,888			200,646	21.8	
	YTD 2010	1,877	15.9		4,466			231,414	15.3	

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).

[1]Source: CREA
[2]Source: CMHC, adapted from MLS® data supplied by CREA

Table 5b: MLS® Residential Activity for Prince Edward Island
Second Quarter 2010

		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2009	January	52	2.0	120	189	216	55.6	165,189	18.0	159,251
	February	77	-8.3	135	154	201	67.2	131,911	0.2	145,655
	March	73	-9.9	117	177	196	59.7	147,682	9.8	139,174
	April	81	-30.2	106	257	218	48.6	127,968	5.1	138,102
	May	114	**	116	345	233	49.8	149,475	18.0	145,352
	June	153	-4.4	117	315	221	52.9	148,885	-1.1	144,349
	July	175	4.2	130	331	229	56.8	150,715	3.3	146,902
	August	135	-28.9	76	229	225	33.8	146,259	2.9	174,801
	September	159	-13.1	120	221	213	56.3	142,493	9.9	147,200
	October	150	11.1	123	175	210	58.6	155,028	9.7	147,405
	November	122	4.3	117	138	218	53.7	151,427	6.9	146,754
	December	113	16.5	127	121	273	46.5	131,227	-18.5	127,980
2010	January	54	3.8	122	209	240	50.8	159,319	-3.6	154,644
	February	65	-15.6	120	189	243	49.4	130,469	-1.1	150,124
	March	99	35.6	138	248	249	55.4	139,938	-5.2	148,048
	April	118	45.7	139	306	248	56.0	156,763	22.5	183,031
	May	132	15.8	133	352	243	54.7	145,113	-2.9	143,886
	June	184	20.3	142	336	227	62.6	137,355	-7.7	133,466
	July									
	August									
	September									
	October									
	November									
	December									
	Q2 2009	348	13.4	339	917	672	50.4	144,210	5.1	142,739
	Q2 2010	434	24.7	414	994	718	57.7	144,991	0.5	153,455
	YTD 2009	550	5.2		1,437			144,932	6.4	
	YTD 2010	652	18.5		1,640			143,963	-0.7	

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).

[1]Source: CREA
[2]Source: CMHC, adapted from MLS® data supplied by CREA

Table 5c: MLS® Residential Activity for Nova Scotia
Second Quarter 2010

		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2009	January	393	-32.2	691	1,420	1,645	42.0	179,340	-1.7	192,226
	February	581	-22.7	781	1,376	1,593	49.0	187,688	-0.2	191,191
	March	692	-15.0	757	1,835	1,551	48.8	188,651	-1.2	186,171
	April	857	-26.9	748	2,057	1,602	46.7	206,668	5.4	194,803
	May	1,094	-16.4	833	2,156	1,606	51.9	207,135	2.3	192,633
	June	1,252	-1.1	897	2,053	1,602	56.0	203,725	4.7	191,641
	July	1,130	-10.0	866	1,878	1,571	55.1	203,107	5.7	198,912
	August	1,028	0.8	896	1,558	1,545	58.0	186,974	3.4	193,446
	September	896	-4.2	867	1,591	1,569	55.3	193,236	2.1	192,666
	October	890	6.6	953	1,323	1,514	62.9	189,570	8.0	197,076
	November	690	32.9	832	1,130	1,655	50.3	195,493	5.7	212,662
	December	518	25.4	899	637	1,561	57.6	200,194	9.6	214,118
2010	January	502	27.7	880	1,345	1,558	56.5	194,301	8.3	213,370
	February	644	10.8	860	1,333	1,549	55.5	217,413	15.8	219,886
	March	905	30.8	943	2,052	1,691	55.8	211,172	11.9	208,070
	April	1,081	26.1	896	2,199	1,691	53.0	211,970	2.6	207,591
	May	1,084	-0.9	822	2,153	1,631	50.4	218,129	5.3	203,202
	June	1,154	-7.8	850	1,978	1,564	54.3	212,814	4.5	203,132
	July									
	August									
	September									
	October									
	November									
	December									
	Q2 2009	3,203	-14.5	2,478	6,266	4,810	51.5	205,677	4.0	192,929
	Q2 2010	3,319	3.6	2,568	6,330	4,886	52.6	214,275	4.2	204,710
	YTD 2009	4,869	-17.4		10,897			198,985	2.5	
	YTD 2010	5,370	10.3		11,060			212,261	6.7	

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).

[1]Source: CREA
[2]Source: CMHC, adapted from MLS® data supplied by CREA

Table 5d: MLS® Residential Activity for New Brunswick
Second Quarter 2010

		Number of Sales[1]	Yr/Yr[2] (%)	Sales SA[1]	Number of New Listings[1]	New Listings SA[1]	Sales-to-New Listings SA[2]	Average Price[1] ($)	Yr/Yr[2] (%)	Average Price[1] ($) SA
2009	January	281	-20.8	528	988	1,164	45.4	142,009	-6.2	144,452
	February	392	-22.5	537	926	1,147	46.8	147,575	3.1	151,405
	March	501	-2.5	533	1,280	1,127	47.3	152,415	11.3	152,372
	April	628	-16.9	576	1,524	1,206	47.8	155,251	4.1	151,861
	May	816	-10.1	612	1,651	1,239	49.4	166,672	9.1	156,245
	June	856	-7.3	580	1,545	1,221	47.5	160,400	1.8	156,138
	July	831	-1.1	641	1,442	1,168	54.9	152,086	7.7	154,298
	August	678	-14.7	585	1,285	1,197	48.9	156,613	8.5	158,463
	September	589	-10.8	565	1,229	1,125	50.2	151,728	6.5	156,544
	October	544	-3.0	577	998	1,142	50.5	151,218	11.5	159,554
	November	498	24.8	630	793	1,195	52.7	156,425	10.7	157,995
	December	389	15.1	640	568	1,299	49.3	148,559	4.9	157,357
2010	January	350	24.6	678	940	1,153	58.8	155,783	9.7	152,759
	February	431	9.9	596	1,038	1,274	46.8	154,051	4.4	158,088
	March	616	23.0	641	1,504	1,284	49.9	155,110	1.8	156,829
	April	671	6.8	575	1,540	1,195	48.1	161,407	4.0	159,057
	May	656	-19.6	491	1,484	1,152	42.6	166,057	-0.4	159,908
	June	787	-8.1	544	1,368	1,088	50.0	166,820	4.0	160,556
	July									
	August									
	September									
	October									
	November									
	December									
	Q2 2009	2,300	-11.1	1,768	4,720	3,666	48.2	161,219	5.1	154,782
	Q2 2010	2,114	-8.1	1,610	4,392	3,435	46.9	164,865	2.3	159,823
	YTD 2009	3,474	-12.3		7,914			156,856	4.7	
	YTD 2010	3,511	1.1		7,874			160,921	2.6	

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[1]Source: CREA
[2]Source: CMHC, adapted from MLS® data supplied by CREA

Table 6a: Level of Economic Indicators for Newfoundland and Labrador
Second Quarter 2010

		Interest Rates			Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index[2] (1997=100)	Average Weekly Wages ($)	Manufacturing Shipments ($,000)	Exchange Rate (U.S. cents)
		P & I Per $100,000	Mortage Rates (%) 1 Yr. Term	Mortage Rates (%) 5 Yr. Term							
2009	January - March	623	4.8	5.7	215.2	14.8	13	73.3	743	911,223	79.79
	April - June	607	3.9	5.5	213.8	15.3	1,431	77.0	741	984,565	87.01
	July - September	624	3.7	5.7	214.9	16.1	1,326	83.2	754	1,420,719	92.50
	October - December	619	3.7	5.6	215.3	16.0	686	89.4	783	1,094,947	94.09
2010	January - March	615	3.6	5.6	219.0	15.0	285	91.3	781	682,054	95.61
	April - June	642	3.7	6.0	221.7	14.5		90.8	783		96.03
	July - September										
	October - December										

Table 6.1a: Growth [1] of Economic Indicators for Newfoundland and Labrador
Second Quarter 2010

		Interest Rates			Employment SA	Unemployment Rate SA	Migration Total Net	Consumer Confidence Index	Average Weekly Wages	Manufacturing Shipments	Exchange Rate
		P & I Per $100,000	Mortage Rates 1 Yr. Term	Mortage Rates 5 Yr. Term							
2009	January - March	-13.3	-2.4	-1.6	-2.9	2.0	-105.9	-25.6	3.8	-34.6	-19.8
	April - June	-12.7	-2.8	-1.5	-3.8	2.1	-569.2	2.5	1.8	-52.1	-12.4
	July - September	-10.5	-3.0	-1.2	-1.5	2.5	18.5	15.7	1.5	-26.8	-2.9
	October - December	-12.1	-2.4	-1.4	-1.2	2.3	n/a	59.1	4.2	-8.1	14.8
2010	January - March	-1.3	-1.2	-0.1	1.8	0.2	n/a	24.5	5.2	-25.1	19.8
	April - June	5.7	-0.2	0.6	3.7	-0.8		17.9	5.6		10.4
	July - September										
	October - December										

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted
(1) Growth year over year expressed in percentage
(2) Consumer Confidence Index is a Regional indicator

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM), Conference Board of Canada

Table 6b: Level of Economic Indicators for Prince Edward Island
Second Quarter 2010

		Interest Rates			Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index[2] (1997=100)	Average Weekly Wages ($)	Manufacturing Shipments ($,000)	Exchange Rate (U.S. cents)
		P & I Per $100,000	Mortage Rates (%) 1 Yr. Term	5 Yr. Term							
2009	January - March	623	4.8	5.7	68.5	12.0	250	73.3	671	294,233	79.79
	April - June	607	3.9	5.5	69.0	12.4	727	77.0	659	377,435	87.01
	July - September	624	3.7	5.7	69.2	12.5	321	83.2	638	341,169	92.50
	October - December	619	3.7	5.6	71.1	11.1	-183	89.4	643	317,899	94.09
2010	January - March	615	3.6	5.6	72.0	10.2	307	91.3	663	249,464	95.61
	April - June	642	3.7	6.0	71.4	10.9		90.8	684		96.03
	July - September										
	October - December										

Table 6.1b: Growth [1] of Economic Indicators for Prince Edward Island
Second Quarter 2010

		Interest Rates			Employment SA	Unemployment Rate SA	Migration Total Net	Consumer Confidence Index	Average Weekly Wages	Manufacturing Shipments	Exchange Rate
		P & I Per $100,000	Mortage Rates 1 Yr. Term	5 Yr. Term							
2009	January - March	-13.3	-2.4	-1.6	-3.0	1.6	15.7	-25.6	9.4	2.7	-19.8
	April - June	-12.7	-2.8	-1.5	-2.4	2.3	24.9	2.5	3.4	-4.3	-12.4
	July - September	-10.5	-3.0	-1.2	-1.4	1.8	-60.0	15.7	1.0	-7.1	-2.9
	October - December	-12.1	-2.4	-1.4	2.6	-0.5	-54.0	59.1	-0.1	-3.0	14.8
2010	January - March	-1.3	-1.2	-0.1	5.0	-1.8	22.8	24.5	-1.2	-15.2	19.8
	April - June	5.7	-0.2	0.6	3.5	-1.6		17.9	3.8		10.4
	July - September										
	October - December										

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted
(1) Growth year over year expressed in percentage
(2) Consumer Confidence Index is a Regional indicator

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM), Conference Board of Canada

Table 6c: Level of Economic Indicators for Nova Scotia
Second Quarter 2010

		Interest Rates			Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index[2] (1997=100)	Average Weekly Wages ($)	Manufacturing Shipments ($,000)	Exchange Rate (U.S. cents)
		P & I Per $100,000	Mortage Rates (%) 1 Yr. Term	5 Yr. Term							
2009	January - March	623	4.8	5.7	454.0	9.0	113	73.3	706	2,097,269	79.79
	April - June	607	3.9	5.5	452.2	9.1	340	77.0	705	2,315,107	87.01
	July - September	624	3.7	5.7	451.8	9.3	1,934	83.2	708	2,363,834	92.50
	October - December	619	3.7	5.6	453.7	9.4	367	89.4	710	2,243,161	94.09
2010	January - March	615	3.6	5.6	450.3	9.2	-1	91.3	727	2,136,830	95.61
	April - June	642	3.7	6.0	456.3	8.7		90.8	730		96.03
	July - September										
	October - December										

Table 6.1c: Growth [1] of Economic Indicators for Nova Scotia
Second Quarter 2010

		Interest Rates			Employment SA	Unemployment Rate SA	Migration Total Net	Consumer Confidence Index	Average Weekly Wages	Manufacturing Shipments	Exchange Rate
		P & I Per $100,000	Mortage Rates 1 Yr. Term	5 Yr. Term							
2009	January - March	-13.3	-2.4	-1.6	0.9	1.3	-48.6	-25.6	6.9	-14.1	-19.8
	April - June	-12.7	-2.8	-1.5	-0.2	1.4	**	2.5	5.9	-16.7	-12.4
	July - September	-10.5	-3.0	-1.2	-0.6	1.7	**	15.7	4.3	-20.0	-2.9
	October - December	-12.1	-2.4	-1.4	-0.3	1.5	-4.2	59.1	2.6	-9.0	14.8
2010	January - March	-1.3	-1.2	-0.1	-0.8	0.3	-100.9	24.5	3.0	1.9	19.8
	April - June	5.7	-0.2	0.6	0.9	-0.4		17.9	3.5		10.4
	July - September										
	October - December										

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted
(1) Growth year over year expressed in percentage
(2) Consumer Confidence Index is a Regional indicator

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM), Conference Board of Canada

Table 6d: Level of Economic Indicators for New Brunswick
Second Quarter 2010

		Interest Rates			Employment SA (,000)	Unemployment Rate (%) SA	Migration Total Net	Consumer Confidence Index[2] (1997=100)	Average Weekly Wages ($)	Manufacturing Shipments ($,000)	Exchange Rate (U.S. cents)
		P & I Per $100,000	Mortage Rates (%) 1 Yr. Term	5 Yr. Term							
2009	January - March	623	4.8	5.7	366.1	9.1	703	73.3	690	3,105,788	79.79
	April - June	607	3.9	5.5	365.8	8.7	333	77.0	698	3,713,352	87.01
	July - September	624	3.7	5.7	366.4	8.8	638	83.2	713	3,686,981	92.50
	October - December	619	3.7	5.6	367.9	8.7	141	89.4	709	3,607,165	94.09
2010	January - March	615	3.6	5.6	365.6	9.0	742	91.3	712	3,966,817	95.61
	April - June	642	3.7	6.0	365.0	8.9		90.8	713		96.03
	July - September										
	October - December										

Table 6.1d: Growth [1] of Economic Indicators for New Brunswick
Second Quarter 2010

		Interest Rates			Employment SA	Unemployment Rate SA	Migration Total Net	Consumer Confidence Index	Average Weekly Wages	Manufacturing Shipments	Exchange Rate
		P & I Per $100,000	Mortage Rates 1 Yr. Term	5 Yr. Term							
2009	January - March	-13.3	-2.4	-1.6	0.0	0.7	***	-25.6	4.6	-22.9	-19.8
	April - June	-12.7	-2.8	-1.5	0.4	0.1	126.5	2.5	4.3	-33.4	-12.4
	July - September	-10.5	-3.0	-1.2	0.0	0.3	***	15.7	5.6	-20.7	-2.9
	October - December	-12.1	-2.4	-1.4	0.0	-0.1	-73.4	59.1	3.5	2.8	14.8
2010	January - March	-1.3	-1.2	-0.1	-0.1	-0.1	5.5	24.5	3.2	27.7	19.8
	April - June	5.7	-0.2	0.6	-0.2	0.1		17.9	2.1		10.4
	July - September										
	October - December										

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted
(1) Growth year over year expressed in percentage
(2) Consumer Confidence Index is a Regional indicator

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM), Conference Board of Canada

METHODOLOGY

Starts & Completions Survey Methodology

The Starts and Completions Survey is conducted by way of site visits which are used to confirm that new units have reached set stages in the construction process. Since most municipalities in the country issue building permits, these are used as an indication of where construction is likely to take place. In areas where there are no permits, reliance has to be placed either on local sources or searching procedures.

The Starts and Completions Survey is carried out monthly in urban areas with population in excess of 50,000, as defined by the 2006 Census. In urban areas with populations of 10,000 to 49,999, all Starts are enumerated in the last month of the quarter (i.e. four times a year, in March, June, September and December). In these centres with quarterly enumeration, Completion activity is modelled based on historical patterns. Monthly Starts and Completions activity in these quarterly locations are statistically estimated at a provincial level for single and multi categories. Centres with populations below 10,000 are enumerated on a sample basis, also in the last month of each quarter (i.e. four times a year, in March, June, September and December).

The Starts and Completions Survey enumerates dwelling units in new structures only, designed for non-transient and year-round occupancy.

Mobile homes are included in the surveys. A mobile home is a type of manufactured house that is completely assembled in a factory and then moved to a foundation before it is occupied.

Trailers or any other movable dwelling (the larger often referred to as a mobile home) with no permanent foundation are excluded from the survey.

Conversions and/or alterations within an existing structure are excluded from the surveys as are seasonal dwellings, such as: summer cottages, hunting and ski cabins, trailers and boat houses; and hostel accommodations, such as: hospitals, nursing homes, penal institutions, convents, monasteries, military and industrial camps, and collective types of accommodation such as: hotels, clubs, and lodging homes.

Market Absorption Survey Methodology

The Market Absorption Survey is carried out in conjunction with the Starts and Completions Survey in urban areas with populations in excess of 50,000. When a structure is recorded as completed, an update is also made as units are sold or rented. The dwellings are then enumerated each month until such time as full absorption occurs.

STARTS AND COMPLETIONS SURVEY AND MARKET ABSORPTION SURVEY DEFINITIONS

A "**dwelling unit**", for purposes of the Starts and Completions Survey, is defined as a structurally separate set of self-contained living premises with a private entrance from outside the building or from a common hall, lobby, or stairway inside the building. Such an entrance must be one that can be used without passing through another separate dwelling unit.

A "**start**", for purposes of the Starts and Completions Survey, is defined as the beginning of construction work on a building, usually when the concrete has been poured for the whole of the footing around the structure, or an equivalent stage where a basement will not be part of the structure.

The number of units "**under construction**" as at the end of the period shown, takes into account certain adjustments which are necessary for various reasons. For example, after a start on a dwelling has commenced construction may cease, or a structure, when completed, may contain more or fewer dwelling units than were reported at start.

A "**completion**", for purposes of the Starts and Completions Survey, is defined as the stage at which all the proposed construction work on a dwelling unit has been performed, although under some circumstances a dwelling may be counted as completed where up to 10 per cent of the proposed work remains to be done.

The term "**absorbed**" means that a housing unit is no longer on the market (i.e. has been sold or rented). This usually happens when a binding contract is secured by a non-refundable deposit and has been signed by a qualified purchaser. The purpose of the Market Absorption Survey is to measure the rate at which units are sold or rented after they are completed, as well as collect prices.

DWELLING TYPES:

A "**Single-Detached**" dwelling (also referred to as "**Single**") is a building containing only one dwelling unit, which is completely separated on all sides from any other dwelling or structure. Includes link homes, where two units may share a common basement wall but are separated above grade. Also includes cluster-single developments.

A "**Semi-Detached (Double)**" dwelling (also referred to as "**Semi**") is one of two dwellings located side-by-side in a building, adjoining no other structure and separated by a common or party wall extending from ground to roof.

A "**Row (Townhouse)**" dwelling is a one family dwelling unit in a row of three or more attached dwellings separated by a common or party wall extending from ground to roof.

The term "**Apartment and other**" includes all dwellings other than those described above, including structures commonly known as stacked townhouses, duplexes, triplexes, double duplexes and row duplexes.

INTENDED MARKET:

The "**intended market**" is the tenure in which the unit is being marketed. This includes the following categories:

Freehold: A residence where the owner owns the dwelling and lot outright.

Condominium (including Strata-Titled): An individual dwelling which is privately owned, but where the building and/or the land are collectively owned by all dwelling unit owners. A condominium is a form of ownership rather than a type of house.

Rental: Dwelling constructed for rental purposes regardless of who finances the structure.

GEOGRAPHICAL TERMS:

A census metropolitan area (CMA) or a census agglomeration (CA) is formed by one or more adjacent municipalities centred on a large urban area (known as the urban core). The census population count of the urban core is at least 10,000 to form a census agglomeration and at least 100,000 to form a census metropolitan area. To be included in the CMA or CA, other adjacent municipalities must have a high degree on integration with the central urban area, as measured by commuting flows derived from census place of work data. CMAs and CAs contain whole municipalities or Census Subdivisions.

A "**Rural**" area, for the purposes of this publication, is a centre with a population less than 10,000.

All data presented in this publication is based on Statistics Canada's 2006 Census area definitions, except the Economic Indicators data (Table 6) which is based on Statistics Canada's 2001 Census area definitions.

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